

FOR LEASE

339 13th STREET

CARLSTADT, NJ

CONTACT EXCLUSIVE BROKERS

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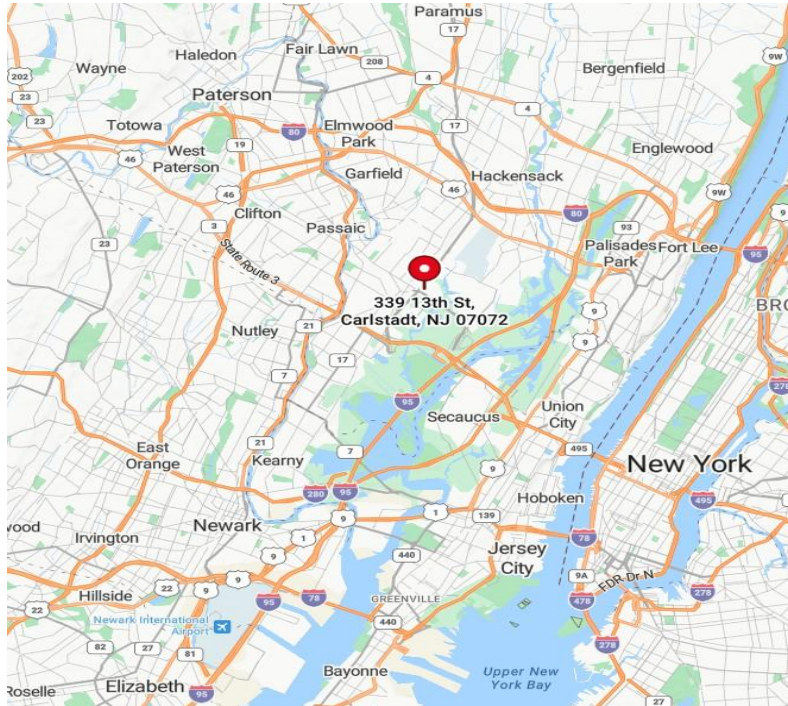
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339 13th STREET // CARLSTADT, NJ 07072

Team Resources, as exclusive agent, is pleased to present this prime industrial property for lease. **339 13th Street** in Carlstadt offers a highly functional industrial opportunity in one of the Meadowlands' most sought-after logistics corridors. The property provides efficient warehouse space with excellent access to major regional highways and the greater Northern New Jersey distribution network including Routes 3, 17, 46 as well as NJ TPKE (I-95)



PROXIMITY TO KEY LOCATIONS

CW Bridge	12 +/- miles	Route 80:	3 +/- miles
Lincoln Tunnel	8 +/- miles	Route 46:	3 +/- miles
I-95/NJ Turnpike	4 +/- miles	Port Newark:	11 +/- miles
Route 3:	2 +/- miles	Route 17:	0.3 +/- miles

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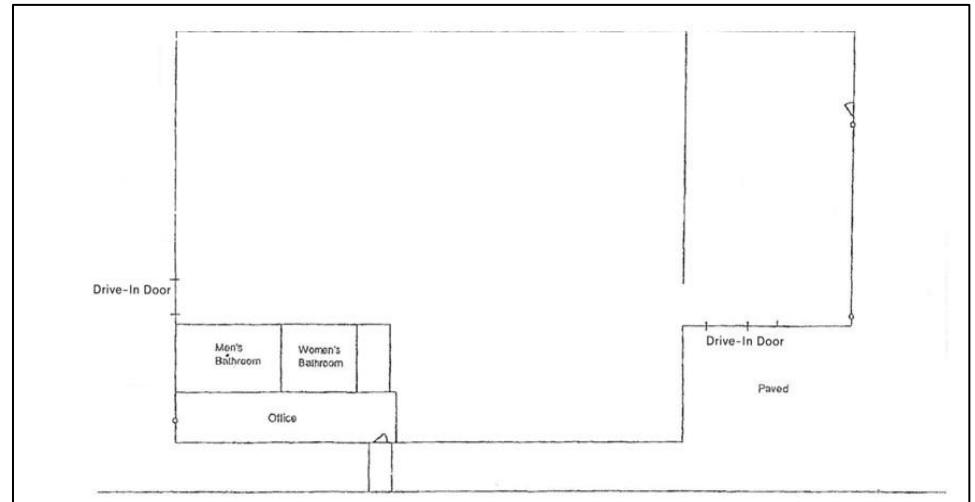
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Property Description

Available Space:	12,922 +/- sq. ft.
Office Space:	900 +/- sq. ft.
Ceiling Height:	15'
Loading:	2 drive-in doors
Parking:	ample
Power:	Heavy - 600 amps/3 phase
Lease Price:	Upon Request
Taxes:	\$2.01 psf
CAM:	\$1.39 psf
Occupancy:	immediate



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